

<p>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p>MARTINEZ REAL ESTATE CO LLC,</p> <p>v.</p> <p>Respondent:</p> <p>DOUGLAS COUNTY BOARD OF EQUALIZATION.</p>	
<p>Attorney or Party Without Attorney for the Petitioner:</p> <p>Name: Elite Property Services Dan Mayer</p> <p>Address: 6730 North Face Lane Colorado Springs, CO 80919</p> <p>Phone Number: (719) 594-6440</p>	<p>Docket Number: 42194</p>
<p>ORDER ON STIPULATION</p>	

THE PARTIES TO THIS ACTION entered into a Stipulation, which has been approved by the Board of Assessment Appeals. A copy of the Stipulation is attached and incorporated as a part of this decision.

FINDINGS OF FACT AND CONCLUSIONS:

1. Subject property is described as follows:

County Schedule No.: R0086810

Category: Valuation

Property Type: Residential

2. Petitioner is protesting the 2003 actual value of the subject property.

3. The parties agreed that the 2003 actual value of the subject property should be reduced to:

Land	\$ 96,525.00
Improvements	<u>\$343,685.00</u>
Total	\$440,210.00

4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2003 actual value of the subject property, as set forth above.

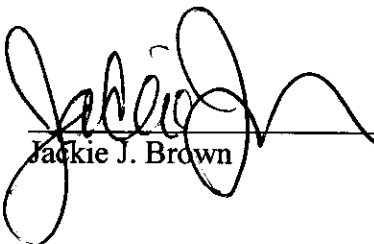
The Douglas County Assessor is directed to change his/her records accordingly.


DATED/MAILED this 27th day of May, 2004.

This decision was put on the record

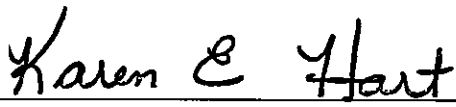
May 26, 2004


I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals


Jackie J. Brown



BOARD OF ASSESSMENT APPEALS


Karen E. Hart


Debra A. Baumbach

**BOARD OF ASSESSMENT APPEALS,
STATE OF COLORADO**

1313 Sherman Street, Room 315
Denver, Colorado 80203

Petitioner:

MARTINEZ REAL ESTATE CO. LLC,

v.

Respondent:

**DOUGLAS COUNTY BOARD OF
EQUALIZATION.**

Attorney for Respondent:

Michelle B. Gombas
Assistant County Attorney
Office of the County Attorney
Douglas County, Colorado
100 Third Street
Castle Rock, Colorado 80104
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Atty. Reg. #: 30037

Docket Number: 42194

Schedule No.: R0086810

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STIPULATION (As to Tax Year 2003 Actual Value)

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2003 valuation of the subject property and jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

The Petitioner and Respondent agree and stipulate as follows:

1. The property subject to this Stipulation is described as:

TR SE1/4 16-9-67, 25.740 AM/L

2. The subject property is incorrectly classified as Commercial property.

3. The Petitioner and the Douglas County Board of Equalization agree that the subject property should be reclassified as Residential property.

3. The Petitioner and the Douglas County Board of Equalization agree that the 2003 actual value for the subject property shall remain unchanged at:

Land	\$ 96,525
Improvements	\$343,685
Total	\$440,210

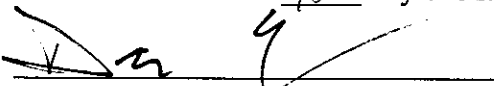
6. The valuations, as established above, shall be binding only with respect to tax year 2003.

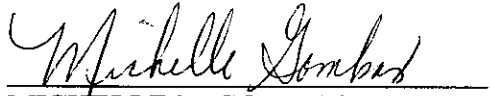
7. Brief narrative as to why the reduction was made:

Classification correction of the subject property from Commercial to Residential property.

8. A hearing has not yet been scheduled before the Board of Assessment Appeals.

DATED this 18th day of May, 2004.


DAN MAYER
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Docket Number 42194